

## **Houston Planning Commission**

### **Development Impacts Meeting Wednesday, July 20, 2005 Summary**

#### **Those Present:**

Bob Collins	Carla Wyatt	David Collins
David Jones	David Robinson	Ed Taravella
John C. Rose	Jeff Taebel	Joel Reichek
John Chiang	John J. Baldwin	Kent Marsh
Monique Ward	Wm. Reeves Gilmore	

#### **I. Presentation on proposed increase in water and wastewater impact fees (Jack Sakolosky, PWE)**

##### **Background**

City's water and wastewater impact fees program charges developers a proportion of the cost of providing additional capacity in the utilities system relative to the overall impact of that new development. Current fees are set well below the maximum fees allowed under state law.

##### **Issue**

Impact fees charged have not been adjusted since 2000. The Public Works and Engineering Director and the Planning Department Director propose to increase the fees 13.56% to match the Consumer Price Index. In addition, the proposal includes an automatic adjustment to the fees effective each July 1<sup>st</sup> to reflect the change in the CPI for the previous calendar year.

##### **Objectives**

- To achieve consensus regarding proposed fee increase

##### **Discussion & Concerns**

- Subcommittee members agreed to recommend the proposed changes to the ordinance

#### **II. Infrastructure reimbursement program**

Discussed reimbursement program whereby developers design and construct infrastructure improvements and are reimbursed by the City.

## **II. Slide show of new development patterns in Cottage Grove and Rice Military neighborhoods (presented by Reeves Gillmore)**

Issues illustrated in slides:

- a. Narrow paving
- b. Open ditches and culverts
- c. Lack of guest parking
- d. Too many curb cuts
- e. Poorly designed shared driveways
- f. Lack of open space

### **Next Steps**

Small group or subcommittee will meet to discuss possibility and will present proposal at next meeting. Participants include